



## Leduc Alberta

\$398,000

Visit REALTOR website to obtain additional information. Location...location! Great value can be found in this 1260sqft 3-bedroom, 1.5-bath bungalow family home with backyard access to Caley Park. Located in a quiet crescent location in mature neighborhood of Caledonia. Exterior features include metal siding, hardie board, and brick accents. In addition, newer roof shingles and eavestroughs. Double-wide concrete pad out front, with potential for rear-detached garage, offering ample side yard access. Completely renovated interior including: - Open floor plan with dream kitchen incl. 4 foot x 8 foot island with quartz countertops, fridge, stove, dishwasher, OTR. -Modern vinyl plank flooring throughout with new plush carpets in bedrooms. -Main bath and master bathroom brand new. -Main floor laundry rough-in. -New vinyl windows on main level. -New high-efficiency furnace. -New high-efficiency 50-gallon hot water tank. Unfinished basement. Rear-door access to basement. (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom 4.84 m X 3.4 m

Bedroom 2 3.36 m X 2.74 m

Bedroom 3 3.02 m X 2.34 m

Listing Presented By:



Originally Listed by:  
HonestDoor Inc

<https://www.honestdoor.com/>



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